

Fill in this information to identify the case

Debtor name FPMC Austin Realty Partners, LP

United States Bankruptcy Court for the: WESTERN DISTRICT OF TEXAS

Case number (if known) 16-10020

☐ Check if this is an amended filing

Official Form 206A/B

Schedule A/B: Assets -- Real and Personal Property

12/15

Disclose all property, real and personal, which the debtor owns or in which the debtor has any other legal, equitable, or future interest. Include all property in which the debtor holds rights and powers exercisable for the debtor's own benefit. Also include assets and properties which have no book value, such as fully depreciated assets or assets that were not capitalized. In Schedule A/B, list any executory contracts or unexpired leases. Also list them on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G).

Be as complete and accurate as possible. If more space is needed, attach a separate sheet to this form. At the top of any pages added, write the debtor's name and case number (if known). Also identify the form and line number to which the additional information applies. If an additional sheet is attached, include the amounts from the attachment in the total for the pertinent part.

For Part 1 through Part 11, list each asset under the appropriate category or attach separate supporting schedules, such as a fixed asset schedule or depreciation schedule, that gives the details for each asset in a particular category. List each asset only once. In valuing the debtor's interest, do not deduct the value of secured claims. See the instructions to understand the terms used in this form.

Part 1: Cash and cash equivalents

1. Does the debtor have any cash or cash equivalents?

- ☐ No. Go to Part 2.
☒ Yes. Fill in the information below.

All cash or cash equivalents owned or controlled by the debtor

Current value of debtor's interest

2. Cash on hand

3. Checking, savings, money market, or financial brokerage accounts (*Identify all*)

Name of institution (bank or brokerage firm)	Type of account	Last 4 digits of account number	
3.1. <u>Forst Bank- Operating account</u>	<u>Checking account</u>	<u>8 5 7 1</u>	<u>\$169.74</u>
3.2. <u>Frost Bank- MOB account</u>	<u>Checking account</u>	<u>9 3 5 7</u>	<u>\$2,040.90</u>
3.3. <u>Forst Bank- MOB Security Dep. Account</u>	<u>Checking account</u>	<u>9 1 9 5</u>	<u>\$2,693.53</u>
3.4. <u>Prosperity Bank- Operating account</u>	<u>Checking account</u>	<u>6 5 6 4</u>	<u>\$5,721.35</u>

4. Other cash equivalents (*Identify all*)

Name of institution (bank or brokerage firm)

5. Total of Part 1

Add lines 2 through 4 (including amounts on any additional sheets). Copy the total to line 80.

\$10,625.52

Part 2: Deposits and prepayments

6. Does the debtor have any deposits or prepayments?

- ☒ No. Go to Part 3.
☐ Yes. Fill in the information below.

Current value of debtor's interest

7. Deposits, including security deposits and utility deposits

Description, including name of holder of deposit

8. Prepayments, including prepayments on executory contracts, leases, insurance, taxes, and rent

Description, including name of holder of prepayment

9. Total of Part 2.

Add lines 7 through 8. Copy the total to line 81.

\$0.00

Part 3: Accounts receivable

10. Does the debtor have any accounts receivable?

- ☐ No. Go to Part 4.
- ☒ Yes. Fill in the information below.

11. Accounts receivable

Current value of debtor's interest

$$11a. \text{ 90 days old or less: } \frac{\$1,920,502.20}{\text{face amount}} - \frac{\$0.00}{\text{doubtful or uncollectible accounts}} = \dots \rightarrow \underline{\$1,920,502.20}$$

11b. Over 90 days old: $\frac{\$0.00}{\text{face amount}} - \frac{\$0.00}{\text{doubtful or uncollectible accounts}} = \text{.....} \rightarrow \underline{\$0.00}$

12. Total of Part 3

Current value on lines 11a + 11b = line 12. Copy the total to line 82.

\$1,920,502.20

Part 4: Investments

13. Does the debtor own any investments?

- ☒ No. Go to Part 5.
- ☐ Yes. Fill in the information below.

14. Mutual funds or publicly traded stocks not included in Part 1

Name of fund or stock:

Valuation method
used for current value

Current value of debtor's interest

15. Non-publicly traded stock and interests in incorporated and unincorporated businesses, including any interest in an LLC, partnership, or joint venture

Name of entity:

% of ownership:

16. Government bonds, corporate bonds, and other negotiable and non-negotiable instruments not included in Part 1

Describe:

17. Total of Part 4

Add lines 14 through 16. Copy the total to line 83.

\$0.00

Part 5: Inventory, excluding agriculture assets

18. Does the debtor own any inventory (excluding agriculture assets)?

- ☒ No. Go to Part 6.
☐ Yes. Fill in the information below.

General description	Date of the last physical inventory	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
19. Raw materials				
	MM / DD / YYYY			
20. Work in progress				
	MM / DD / YYYY			
21. Finished goods, including goods held for resale				
	MM / DD / YYYY			
22. Other inventory or supplies				
	MM / DD / YYYY			

23. Total of Part 5

Add lines 19 through 22. Copy the total to line 84.

\$0.00

24. Is any of the property listed in Part 5 perishable?

- ☒ No
☐ Yes

25. Has any of the property listed in Part 5 been purchased within 20 days before the bankruptcy was filed?

- ☒ No
☐ Yes. Book value _____ Valuation method _____ Current value _____

26. Has any of the property listed in Part 5 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 6: Farming and fishing-related assets (other than titled motor vehicles and land)

27. Does the debtor own or lease any farming or fishing-related assets (other than titled motor vehicles and land)?

- ☒ No. Go to Part 7.
☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
28. Crops--either planted or harvested			
29. Farm animals Examples: Livestock, poultry, farm-raised fish			
30. Farm machinery and equipment (Other than titled motor vehicles)			
31. Farm and fishing supplies, chemicals, and feed			

32. Other farming and fishing-related property not already listed in Part 6

33. Total of Part 6.

Add lines 28 through 32. Copy the total to line 85.

\$0.00

34. Is the debtor a member of an agricultural cooperative?

☒ No

☐ Yes. Is any of the debtor's property stored at the cooperative?

☐ No

☐ Yes

35. Has any of the property listed in Part 6 been purchased within 20 days before the bankruptcy was filed?

☒ No

☐ Yes. Book value _____ Valuation method _____ Current value _____

36. Is a depreciation schedule available for any of the property listed in Part 6?

☒ No

☐ Yes

37. Has any of the property listed in Part 6 been appraised by a professional within the last year?

☒ No

☐ Yes

Part 7: Office furniture, fixtures, and equipment; and collectibles

38. Does the debtor own or lease any office furniture, fixtures, equipment, or collectibles?

☒ No. Go to Part 8.

☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
39. Office furniture			
40. Office fixtures			
41. Office equipment, including all computer equipment and communication systems equipment and software			
42. Collectibles <i>Examples:</i> Antiques and figurines; paintings, prints, or other artwork; books, pictures, or other art objects; china and crystal; stamp, coin, or baseball card collections; other collections, memorabilia, or collectibles			

43. Total of Part 7.

Add lines 39 through 42. Copy the total to line 86.

\$0.00

44. Is a depreciation schedule available for any of the property listed in Part 7?

☒ No

☐ Yes

45. Has any of the property listed in Part 7 been appraised by a professional within the last year?

☒ No

☐ Yes

Part 8: Machinery, equipment, and vehicles

46. Does the debtor own or lease any machinery, equipment, or vehicles?

- ☒ No. Go to Part 9.
☐ Yes. Fill in the information below.

General description Include year, make, model, and identification numbers (i.e., VIN, HIN, or N-number)	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
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47. Automobiles, vans, trucks, motorcycles, trailers, and titled farm vehicles

48. Watercraft, trailers, motors, and related accessories Examples: Boats
trailers, motors, floating homes, personal watercraft, and fishing vessels

49. Aircraft and accessories

50. Other machinery, fixtures, and equipment (excluding farm
machinery and equipment)

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51. Total of Part 8.

Add lines 47 through 50. Copy the total to line 87.

\$0.00

52. Is a depreciation schedule available for any of the property listed in Part 8?

- ☒ No
☐ Yes

53. Has any of the property listed in Part 8 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 9: Real property

54. Does the debtor own or lease any real property?

- ☐ No. Go to Part 10.
☒ Yes. Fill in the information below.

55. Any building, other improved real estate, or land which the debtor owns or in which the debtor has an interest

Description and location of property Include street address or other description such as Assessor Parcel Number (APN), and type of property (for example, acreage, factory, warehouse, apartment or office building), if available.	Nature and extent of debtor's interest in property	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
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55.1. 201 W LOUIS HENNA BLVD, AUSTIN, TX 78728 Real property and improvements located at: 201 W LOUIS HENNA BLVD, AUSTIN, TX 78728	Fee Simple	\$89,156,653.53	Purchase Offer Re	\$104,000,000.00
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56. Total of Part 9.

Add the current value on lines 55.1 through 55.6 and entries from any additional sheets. Copy the total to line 88.

\$104,000,000.00

57. Is a depreciation schedule available for any of the property listed in Part 9?

- ☒ No
☐ Yes

58. Has any of the property listed in Part 9 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 10: Intangibles and Intellectual Property

59. Does the debtor have any interests in intangibles or intellectual property?

- ☒ No. Go to Part 11.
☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
60. Patents, copyrights, trademarks, and trade secrets			
61. Internet domain names and websites			
62. Licenses, franchises, and royalties			
63. Customer lists, mailing lists, or other compilations			
64. Other intangibles, or intellectual property			
65. Goodwill			

66. Total of Part 10.

Add lines 60 through 65. Copy the total to line 89.

\$0.00

67. Do your lists or records include personally identifiable information of customers (as defined in 11 U.S.C. §§ 101(41A) and 107)?

- ☒ No
☐ Yes

68. Is there an amortization or other similar schedule available for any of the property listed in Part 10?

- ☒ No
☐ Yes

69. Has any of the property listed in Part 10 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 11: All other assets

70. Does the debtor own any other assets that have not yet been reported on this form?

Include all interests in executory contracts and unexpired leases not previously reported on this form.

- ☒ No. Go to Part 12.
☐ Yes. Fill in the information below.

Current value of
debtor's interest

71. Notes receivable

Description (include name of obligor)

_____ - _____ = \rightarrow _____
Total face amount doubtful or uncollectible amount

72. Tax refunds and unused net operating losses (NOLs)

Description (for example, federal, state, local)

_____	Tax year	_____
_____	Tax year	_____
_____	Tax year	_____

73. Interests in insurance policies or annuities

74. Causes of action against third parties (whether or not a lawsuit has been filed)

Nature of claim _____

Amount requested _____

75. Other contingent and unliquidated claims or causes of action of every nature, including counterclaims of the debtor and rights to set off claims

Nature of claim _____

Amount requested _____

76. Trusts, equitable or future interests in property

77. Other property of any kind not already listed *Examples:* Season tickets, country club membership

78. Total of Part 11.

Add lines 71 through 77. Copy the total to line 90.

\$0.00

79. Has any of the property listed in Part 11 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 12: Summary

In Part 12 copy all of the totals from the earlier parts of the form.

Type of property	Current value of personal property	Current value of real property
80. Cash, cash equivalents, and financial assets. Copy line 5, Part 1.	<u>\$10,625.52</u>	
81. Deposits and prepayments. Copy line 9, Part 2.	<u>\$0.00</u>	
82. Accounts receivable. Copy line 12, Part 3.	<u>\$1,920,502.20</u>	
83. Investments. Copy line 17, Part 4.	<u>\$0.00</u>	
84. Inventory. Copy line 23, Part 5.	<u>\$0.00</u>	
85. Farming and fishing-related assets. Copy line 33, Part 6.	<u>\$0.00</u>	
86. Office furniture, fixtures, and equipment; and collectibles. Copy line 43, Part 7.	<u>\$0.00</u>	
87. Machinery, equipment, and vehicles. Copy line 51, Part 8.	<u>\$0.00</u>	
88. Real property. Copy line 56, Part 9..... ➔		<div>\$104,000,000.00</div>
89. Intangibles and intellectual property. Copy line 66, Part 10.	<u>\$0.00</u>	
90. All other assets. Copy line 78, Part 11.	<u>+\$0.00</u>	
91. Total. Add lines 80 through 90 for each column. 91a.	<div>\$1,931,127.72</div> + 91b.	<div>\$104,000,000.00</div>
92. Total of all property on Schedule A/B. Lines 91a + 91b = 92.....		<div>\$105,931,127.72</div>

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Debtor name FPMC Austin Realty Partners, LP

United States Bankruptcy Court for the: WESTERN DISTRICT OF TEXAS

Case number 16-10020
(if known)

☐ Check if this is an amended filing

Official Form 206D

Schedule D: Creditors Who Have Claims Secured by Property

12/15

Be as complete and accurate as possible.

1. Do any creditors have claims secured by debtor's property?

- ☐ No. Check this box and submit page 1 of this form to the court with debtor's other schedules. Debtor has nothing else to report on this form.
- ☒ Yes. Fill in all of the information below.

Part 1: List Creditors Who Have Secured Claims

2. List in alphabetical order all creditors who have secured claims. If a creditor has more than one secured claim, list the creditor separately for each claim.

Column A
Amount of claim
Do not deduct the value of collateral.

Column B
Value of collateral that supports this claim

2.1	Creditor's name	Describe debtor's property that is subject to a lien	\$57,577,111.00	\$104,000,000.00
	Frost Bank	Real property and improvements located at:		
	Creditor's mailing address 100 West Houston St	Describe the lien Agreement		
	San Antonio TX 78205	Is the creditor an insider or related party?		
	Creditor's email address, if known	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes		
	Date debt was incurred	Is anyone else liable on this claim?		
	Last 4 digits of account number	<input type="checkbox"/> No <input checked="" type="checkbox"/> Yes. Fill out <i>Schedule H: Codebtors</i> (Official Form 206H)		
	Do multiple creditors have an interest in the same property?	As of the petition filing date, the claim is: Check all that apply.		
	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes. Specify each creditor, including this creditor, and its relative priority.	<input type="checkbox"/> Contingent <input checked="" type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed		

3. Total of the dollar amounts from Part 1, Column A, including the amounts from the Additional Page, if any.

\$57,577,111.00

Part 2:

List Others to Be Notified for a Debt Already Listed in Part 1

List in alphabetical order any others who must be notified for a debt already listed in Part 1. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for secured creditors.

If no others need to be notified for the debts listed in Part 1, do not fill out or submit this page. If additional pages are needed, copy this page.

Name and address	On which line in Part 1 did you enter the related creditor?	Last 4 digits of account number for this entity
Charles F. Baum	Line 2.1	
Quilling, Selander, Lownds,		
Winslett & Moser, PC		
2001 Bryan Street, Suite 1800		
Dallas TX 75201		

Fill in this information to identify the case:

Debtor FPMC Austin Realty Partners, LP

United States Bankruptcy Court for the: WESTERN DISTRICT OF TEXAS

Case number 16-10020
(if known)

☐ Check if this is an amended filing

Official Form 206E/F

Schedule E/F: Creditors Who Have Unsecured Claims

12/15

Be as complete and accurate as possible. Use Part 1 for creditors with **PRIORITY** unsecured claims and Part 2 for creditors with **NONPRIORITY** unsecured claims. List the other party to any executory contracts or unexpired leases that could result in a claim. Also list executory contracts on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B) and on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G). Number the entries in Parts 1 and 2 in the boxes on the left. If more space is needed for Part 1 or Part 2, fill out and attach the Additional Page of that Part included in this form.

Part 1: List All Creditors with **PRIORITY** Unsecured Claims

1. Do any creditors have priority unsecured claims? (See 11 U.S.C. § 507).

- ☐ No. Go to Part 2.
☒ Yes. Go to line 2.

2. List in alphabetical order all creditors who have unsecured claims that are entitled to priority in whole or part.
 If more space is needed for priority unsecured claims, fill out and attach the Additional Page of Part 1.

		Total claim	Priority amount
2.1	Priority creditor's name and mailing address		
Debra M. Hunt, CTA		<u>\$867,063.17</u>	<u>\$867,063.17</u>
Tax Assessor Collector			
Williamson County			
904 S. Main Street			
Georgetown TX 78626			
Date or dates debt was incurred			
2015			
Last 4 digits of account number <u>5 5 4 5</u>			
Specify Code subsection of PRIORITY unsecured claim: 11 U.S.C. § 507(a)(<u>8</u>)			
As of the petition filing date, the claim is: <i>Check all that apply.</i>			
<input type="checkbox"/> Contingent			
<input type="checkbox"/> Unliquidated			
<input type="checkbox"/> Disputed			
Basis for the claim:			
Taxes			
Is the claim subject to offset?			
<input checked="" type="checkbox"/> No			
<input type="checkbox"/> Yes			

Part 2: List All Creditors with NONPRIORITY Unsecured Claims

3. List in alphabetical order all of the creditors with nonpriority unsecured claims. If more space is needed for nonpriority unsecured claims, fill out and attach the Additional Page of Part 2.

Amount of claim

3.1 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$4,551.73Andeler Corporation

- ☐ Contingent
☐ Unliquidated
☐ Disputed

PO BOX 204365

Basis for the claim:

Dallas TX 75320TradeDate or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number 5 3 6 1

- ☒ No
☐ Yes

3.2 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$217,631.90AP GULF STATES, Inc.

- ☐ Contingent
☐ Unliquidated
☐ Disputed

dba Adolfson & Peterson Construction1600 N Collins Blvd. STE 2000

Basis for the claim:

Richardson TX 75080-3666TradeDate or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number — — — —

- ☒ No
☐ Yes

3.3 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$1,931.87AT&T

- ☐ Contingent
☐ Unliquidated
☐ Disputed

PO Box 5001

Basis for the claim:

Carol Stream IL 60197Trade

Date or dates debt was incurred

Is the claim subject to offset?

Last 4 digits of account number 3 9 6 5

- ☒ No
☐ Yes

3.4 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$415.28AT&T

- ☐ Contingent
☐ Unliquidated
☐ Disputed

PO Box 5001

Basis for the claim:

Carol Stream IL 60197TradeDate or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number 4 3 1 3

- ☒ No
☐ Yes

Part 2: Additional Page

Copy this page only if more space is needed. Continue numbering the lines sequentially from the previous page. If no additional NONPRIORITY creditors exist, do not fill out or submit this page.

Amount of claim

3.5 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$210.66

Atmos Energy

- ☐ Contingent
☐ Unliquidated
☐ Disputed

PO Box 79031

Basis for the claim:

St Louis MO 63179-0311

Trade

Date or dates debt was incurred 12/22/2015

Is the claim subject to offset?

Last 4 digits of account number 9 6 5 0

- ☒ No
☐ Yes

3.6 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$52.93

Bryant Burton Kupcunas

- ☐ Contingent
☐ Unliquidated
☐ Disputed

3200 Main Street Suite 13

Basis for the claim:

Dallas TX 75226

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number — — — —

- ☒ No
☐ Yes

3.7 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$5,048.00

Chubb & Son

- ☐ Contingent
☐ Unliquidated
☐ Disputed

a Division of Federal Insurance Company

15 Mountain View Rd

Basis for the claim:

Warren NJ 07069

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number 0 0 1 c

- ☒ No
☐ Yes

3.8 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$9,908.33

Cirro Energy

- ☐ Contingent
☐ Unliquidated
☐ Disputed

PO Box 2229

Basis for the claim:

Houston TX 77252

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number 2 0 6 0

- ☒ No
☐ Yes

Part 2: Additional Page

Copy this page only if more space is needed. Continue numbering the lines sequentially from the previous page. If no additional NONPRIORITY creditors exist, do not fill out or submit this page.

Amount of claim

3.9 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$14,609.85

City of Austin Utilities

- ☐ Contingent
☐ Unliquidated
☐ Disputed

P.O. Box 2267

Basis for the claim:

Austin TX 78783-2267

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number

- ☒ No
☐ Yes

3.10 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$6,078.02

Clean Scapes LP

- ☐ Contingent
☐ Unliquidated
☐ Disputed

P.O. Box 203070

Basis for the claim:

Austin TX 78720-3070

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number

- ☒ No
☐ Yes

3.11 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$2,800.00

Commercial Protective Services, Inc.

- ☐ Contingent
☐ Unliquidated
☐ Disputed

436 West Walnut St.

Basis for the claim:

Gardena CA 90248

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number

- ☒ No
☐ Yes

3.12 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:
Check all that apply.

\$4,500.00

LaFrontera POA

- ☐ Contingent
☐ Unliquidated
☐ Disputed

c/o Granite Properties of Texas

808 W 10th Street

Basis for the claim:

Austin TX 78701

Trade

Date or dates debt was incurred 2015

Is the claim subject to offset?

Last 4 digits of account number

- ☒ No
☐ Yes

Part 2: Additional Page

Copy this page only if more space is needed. Continue numbering the lines sequentially from the previous page. If no additional NONPRIORITY creditors exist, do not fill out or submit this page.

Amount of claim

3.13 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:

\$518,552.14

Check all that apply.

- ☐ Contingent
☐ Unliquidated
☐ Disputed

Basis for the claim:

Trade

Neal Richards Group, LLC

3030 Olive Street Suite 220,

Dallas TX 75219-7639

Date or dates debt was incurred 2015

Last 4 digits of account number

Is the claim subject to offset?

- ☒ No
☐ Yes

3.14 Nonpriority creditor's name and mailing address

As of the petition filing date, the claim is:

\$82,633.00

Check all that apply.

- ☐ Contingent
☐ Unliquidated
☐ Disputed

Basis for the claim:

Trade

NRG Brokerage, LLC

3030 Olive Street Suite 220,

Dallas TX 75219-7639

Date or dates debt was incurred 2015

Last 4 digits of account number

Is the claim subject to offset?

- ☒ No
☐ Yes

Part 3: List Others to Be Notified About Unsecured Claims

4. List in alphabetical order any others who must be notified for claims listed in Parts 1 and 2. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for unsecured creditors.

If no others need to be notified for the debts listed in Parts 1 and 2, do not fill out or submit this page. If additional pages are needed, copy the next page.

Name and mailing address		On which line in Part 1 or Part 2 is the related creditor (if any) listed?	Last 4 digits of account number, if any
4.1	<u>Internal Revenue Service</u>	Line _____	____ _
	<u>P.O. Box 7346</u>	<input checked="" type="checkbox"/> Not listed. Explain:	
	<u>Philadelphia PA 19101-7346</u>	Notice Only	

Part 4: Total Amounts of the Priority and Nonpriority Unsecured Claims

5. Add the amounts of priority and nonpriority unsecured claims.

Total of claim amounts

5a. Total claims from Part 1	5a. <u>\$867,063.17</u>	
5b. Total claims from Part 2	5b. + <u>\$868,923.71</u>	
5c. Total of Parts 1 and 2 Lines 5a + 5b = 5c.	5c. <table border="1"><tr><td><u>\$1,735,986.88</u></td></tr></table>	<u>\$1,735,986.88</u>
<u>\$1,735,986.88</u>		

Fill in this information to identify the case:		
Debtor name	<u>FPMC Austin Realty Partners, LP</u>	
United States Bankruptcy Court for the:	<u>WESTERN DISTRICT OF TEXAS</u>	
Case number (if known)	<u>16-10020</u>	Chapter <u>11</u>

☐ Check if this is an amended filing

Official Form 206G

Schedule G: Executory Contracts and Unexpired Leases

12/15

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, numbering the entries consecutively.

1. Does the debtor have any executory contracts or unexpired leases?

- ☐ No. Check this box and file this form with the court with the debtor's other schedules. There is nothing else to report on this form.
- ☒ Yes. Fill in all of the information below even if the contracts or leases are listed on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B).

2. List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.1 State what the contract or lease is for and the nature of the debtor's interest MOB and Garage Electricity

Cirro Energy

PO Box 2229

State the term remaining 7 Months

Houston

TX

77252

List the contract number of any government contract

2.2 State what the contract or lease is for and the nature of the debtor's interest Lanscaping and Grounds Maintenance of Hospital and MOB

Clean Scapes LP

P.O. Box 203070

State the term remaining 9 months

Austin

TX

78720-3070

List the contract number of any government contract

2.3 State what the contract or lease is for and the nature of the debtor's interest Medical Office Building Lease

Clinic 21 of Collin County, PLLC

4535 Dressler Road NW

State the term remaining 120m from substantial complete

Canton

OH

44718

List the contract number of any government contract

2.4 State what the contract or lease is for and the nature of the debtor's interest Hospital Lease Contract is in DEFAULT

Forest Park Medical Center at Austin, LL

12222 N. Central Expressway

Suite 400

State the term remaining 238 payment(s)

Dallas

TX

75243

List the contract number of any government contract

Additional Page if Debtor Has More Executory Contracts or Unexpired Leases

Copy this page only if more space is needed. Continue numbering the lines sequentially from the previous page.

List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.5	State what the contract or lease is for and the nature of the debtor's interest	Medical Office Building Lease	Forest Park Medical Center at Austin, LL
			12222 N. Central Expressway
			Suite 400
	State the term remaining	120m from substantial complete	Dallas TX 75243
	List the contract number of any government contract		
2.6	State what the contract or lease is for and the nature of the debtor's interest	Alarm Monitoring for MOB	Protection Systems
			2404 Arbuckle Court
	State the term remaining	6 months	Dallas TX 75299
	List the contract number of any government contract		

Debtor name **FPMC Austin Realty Partners, LP**

United States Bankruptcy Court for the: **WESTERN DISTRICT OF TEXAS**

Case number (if known) **16-10020**

☐ Check if this is an amended filing

Official Form 206H

Schedule H: Codebtors

12/15

Be as complete and accurate as possible. If more space is needed, copy the Additional Page, numbering the entries consecutively. Attach the Additional Page to this page.

1. Does the debtor have any codebtors?

- ☐ No. Check this box and submit this form to the court with the debtor's other schedules. Nothing else needs to be reported on this form.
- ☒ Yes

2. In Column 1, list as codebtors all of the people or entities who are also liable for any debts listed by the debtor in the schedules of creditors, *Schedules D-G*. Include all guarantors and co-obligors. In Column 2, identify the creditor to whom the debt is owed and each schedule on which the creditor is listed. If the codebtor is liable on a debt to more than one creditor, list each creditor separately in Column 2.

Column 1: Codebtor

Column 2: Creditor

Name	Mailing address	Name	Check all schedules that apply:
2.1 Richard F. Toussaint, MD	3712 Euclid Ave Number Street Dallas TX 75205 City State ZIP Code	Frost Bank	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.2 Wade N. Barker, MD	3509 Euclid Ave. Number Street Dallas TX 75205 City State ZIP Code	Frost Bank	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G

41

Debtor Name FPMC Austin Realty Partners, LPUnited States Bankruptcy Court for the: WESTERN DISTRICT OF TEXASCase number (if known): 16-10020☐ Check if this is an amended filing

Official Form 206Sum

Summary of Assets and Liabilities for Non-Individuals

12/15

Part 1: Summary of Assets**1. Schedule A/B: Assets--Real and Personal Property** (Official Form 206A/B)**1a. Real property:**Copy line 88 from Schedule A/B..... **\$104,000,000.00****1b. Total personal property:**Copy line 91A from Schedule A/B..... **\$1,931,127.72****1c. Total of all property**Copy line 92 from Schedule A/B..... **\$105,931,127.72****Part 2: Summary of Liabilities****2. Schedule D: Creditors Who Hold Claims Secured by Property** (Official Form 206D)Copy the total dollar amount listed in Column A, Amount of claim, at the bottom of page 1 of Schedule D..... **\$57,577,111.00****3. Schedule E/F: Creditors Who Have Unsecured Claims** (Official Form 206E/F)**3a. Total claim amounts of priority unsecured claims:**Copy the total claims from Part 1 from line 5a of Schedule E/F..... **\$867,063.17****3b. Total amount of claims of non-priority amount of unsecured claims:**Copy the total of the amount of claims from Part 2 from line 5b of Schedule E/F..... **+ \$868,923.71****4. Total liabilities**Lines 2 + 3a + 3b..... **\$59,313,097.88**

Debtor Name FPMC Austin Realty Partners, LP 41United States Bankruptcy Court for the: WESTERN DISTRICT OF TEXASCase number 16-10020
(if known)Official Form 202**Declaration Under Penalty of Perjury for Non-Individual Debtors**

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Declaration and signature

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- ☒ *Schedule A/B: Assets—Real and Personal Property* (Official Form 206A/B)
- ☒ *Schedule D: Creditors Who Have Claims Secured by Property* (Official Form 206D)
- ☒ *Schedule E/F: Creditors Who Have Unsecured Claims* (Official Form 206E/F)
- ☒ *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G)
- ☒ *Schedule H: Codebtors* (Official Form 206H)
- ☒ *A Summary of Assets and Liabilities for Non-Individuals* (Official Form 206-Summary)
- ☐ Amended Schedule _____
- ☐ *Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders* (Official Form 204)
- ☐ Other document that requires a declaration _____

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 01/25/2016
MM / DD / YYYY

X 
Signature of individual signing on behalf of debtor

Mary Hatcher, Manager
Printed name

NRG Austin Dev. LLC, Its General Partner
Position or relationship to debtor

Fill in this information to identify the case:

Debtor name FPMC Austin Realty Partners, LP

United States Bankruptcy Court for the: WESTERN DISTRICT OF TEXAS

Case number 16-10020
(if known)

☐ Check if this is an amended filing

Official Form 207

Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy

12/15

The debtor must answer every question. If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known).

Part 1: Income

1. Gross revenue from business

☒ None

2. Non-business revenue

Include revenue regardless of whether that revenue is taxable. *Non-business income* may include interest, dividends, money collected from lawsuits, and royalties. List each source and the gross revenue for each separately. Do not include revenue listed in line 1.

☒ None

Part 2: List Certain Transfers Made Before Filing for Bankruptcy

3. Certain payments or transfers to creditors within 90 days before filing this case

List payments or transfers—including expense reimbursements—to any creditor, other than regular employee compensation, within 90 days before filing this case unless the aggregate value of all property transferred to that creditor is less than \$6,225. (This amount may be adjusted on 4/01/16 and every 3 years after that with respect to cases filed on or after the date of adjustment.)

☐ None

Creditor's name and address	Dates	Total amount or value	Reasons for payment or transfer Check all that apply
3.1. AP GULF STATES, Inc. Creditor's name <u>dba Adolfson & Peterson Construction</u> Number Street <u>1600 N Collins Blvd. STE 2000</u> <u>Richardson TX 75080-3666</u> City State ZIP Code	11/12/2015	\$136,682.00	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input checked="" type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____
3.2. Alliant Insurance Services, Inc. Creditor's name <u>5151 Beltline Road, Suite 605</u> Number Street <u>Dallas, TX 75254</u> City State ZIP Code	11/05/2015	\$53,850.25	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____
3.3. Cirro Energy Creditor's name <u>PO Box 2229</u> Number Street <u>Houston TX 77252</u> City State ZIP Code	12/22/2015	\$9,676.41	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____

Creditor's name and address	Dates	Total amount or value	Reasons for payment or transfer Check all that apply
3.4. City of Austin Utilities Creditor's name P.O. Box 2267 Number Street Austin TX 78783-2267 City State ZIP Code	10/05/2015	\$12,083.45	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____
3.5. City of Austin Utilities Creditor's name P.O. Box 2267 Number Street Austin TX 78783-2267 City State ZIP Code	11/25/2015	\$6,334.54	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____
3.6. Diamond McCarthy, LLP Creditor's name 1201 Elm #3400 Number Street Dallas, TX 75270 City State ZIP Code	12/05/2015	\$10,000.00	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____
3.7. DMI Technologies Creditor's name 14900 Grand River Rd., STE 100 Number Street Ft. Worth Tx 76155 City State ZIP Code	11/12/2015	\$38,895.42	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input checked="" type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input type="checkbox"/> Other _____
3.8. Frost Bank Creditor's name 100 West Houston St. Number Street San Antonio Tx 78205 City State ZIP Code	10/05/2015	\$519,772.47	<input checked="" type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input type="checkbox"/> Other _____
3.9. Frost Bank Creditor's name 100 West Houston St Number Street San Antonio TX 78205 City State ZIP Code	11/12/2015	\$187,424.95	<input checked="" type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input type="checkbox"/> Other _____
3.10. Neal Richards Group, LLC Creditor's name 3030 Olive Street Suite 220, Number Street Dallas TX 75219-7639 City State ZIP Code	10/15/2015	\$15,338.23	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other _____

Creditor's name and address	Dates	Total amount or value	Reasons for payment or transfer <i>Check all that apply</i>
3.11. Neal Richards Group, LLC Creditor's name 3030 Olive Street Suite 220, Number Street Dallas TX 75219-7639 City State ZIP Code	11/04/2015	\$3,236.47	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input type="checkbox"/> Other
3.12. Neal Richards Group, LLC Creditor's name 3030 Olive Street Suite 220, Number Street Dallas TX 75219-7639 City State ZIP Code	11/18/2015	\$21,795.25	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other
3.13. Neal Richards Group, LLC Creditor's name 3030 Olive Street Suite 220, Number Street Dallas TX 75219-7639 City State ZIP Code	12/30/2015	\$2,127.86	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other
3.14. PageSouthernlandPage, L.L.P. Creditor's name 1800 Main Street STE 123 Number Street Dallas Tx 75201 City State ZIP Code	11/13/2015	\$22,942.01	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input checked="" type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other
3.15. Steris Corp. Creditor's name 5960 Heisley Road Number Street Mentor Oh 44060 City State ZIP Code	11/03/2015	\$100,000.00	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input checked="" type="checkbox"/> Other Payment to Retain Ten
3.16. Xpedx Creditor's name PO Box 677319 Number Street Dallas Tx 75267-7319 City State ZIP Code	10/09/2015	\$6,763.63	<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input checked="" type="checkbox"/> Suppliers or vendors <input checked="" type="checkbox"/> Services <input type="checkbox"/> Other

4. Payments or other transfers of property made within 1 year before filing this case that benefited any insider

List payments or transfers, including expense reimbursements, made within 1 year before filing this case on debts owed to an insider or guaranteed or co-signed by an insider unless the aggregate value of all property transferred to or for the benefit of the insider is less than \$6,225. (This amount may be adjusted on 4/01/16 and every 3 years after that with respect to cases filed on or after the date of adjustment.) Do not include any payments listed in line 3. Insiders include officers, directors, and anyone in control of a corporate debtor and their relatives; general partners of a partnership debtor and their relatives; affiliates of the debtor and insiders of such affiliates; and any managing agent of the debtor. 11 U.S.C. § 101(31).

☐ None

	Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.1.	Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	01/13/2015	\$200,779.91	PM/Development Fee & Reimburseables Inv-09115-13 and Legal time

Dallas	TX	75219-7639
City	State	ZIP Code

Relationship to debtor

Managing Member of GP of Debtor

Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.2. Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	01/30/2015	\$184,279.91	PM/Development Fee & Reimburseables Inv-09115-14

Dallas	TX	75219-7639
City	State	ZIP Code

Relationship to debtor

Managing Member of GP of Debtor

	Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.3.	Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	02/24/2015	\$184,279.91	PM/Development Fee & Reimburseables Inv-09115-14

Dallas	TX	75219-7639
City	State	ZIP Code

Relationship to debtor

Managing Member of GP of Debtor

	Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.4.	Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	04/09/2015	\$184,279.91	PM/Development Fee & Reimburseables Inv-09115-14

Dallas	TX	75219-7639
City	State	ZIP Code

Relationship to debtor

Managing Member of GP of Debtor

Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.5. Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	05/14/2015	\$184,279.91	PM/Development Fee & Reimburseables Inv-09115-14
Dallas City	TX State	75219-7639 ZIP Code	

Relationship to debtor
Managing Member of GP of Debtor

Insider's name and address	Dates	Total amount or value	Reasons for payment or transfer
4.6. Neal Richards Group, LLC Insider's name 3030 Olive Street Suite 220, Number Street	08/28/2015	\$556,639.73	PM/Development Fee & Reimburseable Invoices 09115-18,19,& 20
Dallas City	TX State	75219-7639 ZIP Code	

Relationship to debtor
Managing Member of GP of Debtor

5. Repossessions, foreclosures, and returns

List all property of the debtor that was obtained by a creditor within 1 year before filing this case, including property repossessed by a creditor, sold at a foreclosure sale, transferred by a deed in lieu of foreclosure, or returned to the seller. Do not include property listed in line 6.

☒ None

6. Setoffs

List any creditor, including a bank or financial institution, that within 90 days before filing this case set off or otherwise took anything from an account of the debtor without permission or refused to make a payment at the debtor's direction from an account of the debtor because the debtor owed a debt.

☒ None

Part 3: Legal Actions or Assignments

7. Legal actions, administrative proceedings, court actions, executions, attachments, or government audits

List the legal actions, proceedings, investigations, arbitrations, mediations, and audits by federal or state agencies in which the debtor was involved in any capacity—within 1 year before filing this case.

☒ None

8. Assignments and receivership

List any property in the hands of an assignee for the benefit of creditors during the 120 days before filing this case and any property in the hands of a receiver, custodian, or other court-appointed officer within 1 year before filing this case.

☒ None

Part 4: Certain Gifts and Charitable Contributions

9. List all gifts or charitable contributions the debtor gave to a recipient within 2 years before filing this case unless the aggregate value of the gifts to that recipient is less than \$1,000.
- ☒ None

Part 5: Certain Losses

10. All losses from fire, theft, or other casualty within 1 year before filing this case.
- ☒ None

Part 6: Certain Payments or Transfers

11. Payments related to bankruptcy
- List any payments of money or other transfers of property made by the debtor or person acting on behalf of the debtor within 1 year before the filing of this case to another person or entity, including attorneys, that the debtor consulted about debt consolidation or restructuring, seeking bankruptcy relief, or filing a bankruptcy case.

<input type="checkbox"/> None				
Who was paid or who received the transfer?	If not money, describe the property transferred	Dates	Total amount or value	
11.1. Law Office of Ray Battaglia, PLLC		1/3/2016	\$90,000.00	
Address				
66 Granburg Circle				
Number Street				
San Antonio	TX	78218		
City	State	ZIP Code		
Email or website address				
Who made the payment, if not debtor?				
NRG Austin Development Group, LLC				

12. Self-settled trusts of which the debtor is a beneficiary
- List any payments or transfers of property made by the debtor or a person acting on behalf of the debtor within 10 years before the filing of this case to a self-settled trust or similar device.
- Do not include transfers already listed on this statement.
- ☒ None

13. Transfers not already listed on this statement

List any transfers of money or other property—by sale, trade, or any other means—made by the debtor or a person acting on behalf of the debtor within 2 years before the filing of this case to another person, other than property transferred in the ordinary course of business or financial affairs. Include both outright transfers and transfers made as security. Do not include gifts or transfers previously listed on this statement.

☒ None

Part 7: Previous Locations

14. Previous addresses

List all previous addresses used by the debtor within 3 years before filing this case and the dates the addresses were used.

☒ Does not apply

Part 8: Health Care Bankruptcies

15. Health Care bankruptcies

Is the debtor primarily engaged in offering services and facilities for:

- ☐ diagnosing or treating injury, deformity, or disease, or
- ☐ providing any surgical, psychiatric, drug treatment, or obstetric care?

- ☒ No. Go to Part 9.
☐ Yes. Fill in the information below.

Part 9: Personally Identifiable Information

16. Does the debtor collect and retain personally identifiable information of customers?

- ☒ No.
☐ Yes. State the nature of the information collected and retained _____

Does the debtor have a privacy policy about that information?

- ☐ No.
☐ Yes.

17. Within 6 years before filing this case, have any employees of the debtor been participants in any ERISA, 401(k), 403(b) or other pension or profit-sharing plan made available by the debtor as an employee benefit?

- ☒ No. Go to Part 10.
☐ Yes. Does the debtor serve as plan administrator?
☐ No. Go to Part 10.
☐ Yes. Fill in below:

Part 10: Certain Financial Accounts, Safe Deposit Boxes, and Storage Units

18. Closed financial accounts

Within 1 year before filing this case, were any financial accounts or instruments held in the debtor's name, or for the debtor's benefit, closed, sold, moved, or transferred?

Include checking, savings, money market, or other financial accounts, certificates of deposit, and shares in banks, credit unions, brokerage houses, cooperatives, associations, and other financial institutions.

☒ None

19. Safe deposit boxes

List any safe deposit box or other depository for securities, cash, or other valuables the debtor now has or did have within 1 year before filing this case.

☒ None

20. Off-premises storage

List any property kept in storage units or warehouses within 1 year before filing this case. Do not include facilities that are in a part of a building in which the debtor does business.

☒ None

Part 11: Property the Debtor Holds or Controls That the Debtor Does Not Own

21. Property held for another

List any property that the debtor holds or controls that another entity owns. Include any property borrowed from, being stored for, or held in trust. Do not list leased or rented property.

☒ None

Part 12: Details About Environmental Information

For the purpose of Part 12, the following definitions apply:

- *Environmental law* means any statute or governmental regulation that concerns pollution, contamination, or hazardous material, regardless of the medium affected (air, land, water, or any other medium).
- *Site* means any location, facility, or property, including disposal sites, that the debtor now owns, operates, or utilizes or that the debtor formerly owned, operated, or utilized.
- *Hazardous material* means anything that an environmental law defines as hazardous or toxic, or describes as a pollutant, contaminant, or a similarly harmful substance.

Report all notices, releases, and proceedings known, regardless of when they occurred.

22. Has the debtor been a party in any judicial or administrative proceeding under any environmental law?

Include settlements and orders.

- ☒ No
☐ Yes. Provide details below.

23. Has any governmental unit otherwise notified the debtor that the debtor may be liable or potentially liable under or in violation of an environmental law?

- ☒ No
☐ Yes. Provide details below.

24. Has the debtor notified any governmental unit of any release of hazardous material?

- ☒ No
☐ Yes. Provide details below.

Part 13: Details About the Debtor's Business or Connections to Any Business

25. Other businesses in which the debtor has or has had an interest

List any business for which the debtor was an owner, partner, member, or otherwise a person in control within 6 years before filing this case. Include this information even if already listed in the Schedules.

☒ None

26. Books, records, and financial statements

26a. List all accountants and bookkeepers who maintained the debtor's books and records within 2 years before filing this case.

☐ None

Name and address

Dates of service

26a.1. **Neal Richards Group, LLC**

From 09/01/2014 To Present

Name

3030 Olive Street Suite 220,

Street

Dallas

TX

75219-7639

City

State

ZIP Code

Name and address

Dates of service

26a.2. **Gary Ellis**

From 2013 To 9/2014

Name

12222 N. Central Expressway Suite 400

Street

Dallas

Tx

75243

City

State

ZIP Code

Name and address

Dates of service

26a.3. **CPWR, LLP**

From 2013 To 2015

Name

Liberty Plaza II

Street

5057 Keller Springs Rd Suite 425

Addison,

Tx

75001

City

State

ZIP Code

26b. List all firms or individuals who have audited, compiled, or reviewed debtor's books of account and records or prepared a financial statement within 2 years before filing this case.

☒ None

26c. List all firms or individuals who were in possession of the debtor's books of account and records when this case is filed.

☐ None

Name and address

If any books of account and records are unavailable, explain why

26c.1. **Neal Richards Group, LLC**

Name

3030 Olive Street Suite 220,

Street

Dallas

TX

75219-7639

City

State

ZIP Code

26d. List all financial institutions, creditors, and other parties, including mercantile and trade agencies, to whom the debtor issued a financial statement within 2 years before filing this case.

☐ None

Name and address

26d.1. **See Exhibit 26(d)**

Name

Street

City

State

ZIP Code

27. Inventories

Have any inventories of the debtor's property been taken within 2 years before filing this case?

☒ No.

☐ Yes. Give the details about the two most recent inventories.

28. List the debtor's officers, directors, managing members, general partners, members in control, controlling shareholders, or other people in control of the debtor at the time of the filing of this case.

Name	Address	Position and nature of any interest	% of interest, if any
Neal Richards Gruop Austin Dev	3030 Olive Street, Ste 220 Dallas, Tx 75219	General Partner	
David Genecov, MD	11970 N. Central Expressway, Suite 27 Dallas, Tx 75243	Manager	
Robert Wyatt, MD	3534 Caruth Blvd. Dallas, Tx 75225	Manager	
Todd A. Furniss	2101 Cedar Springs Rd. Suite1540 Dallas, Tx 75201	Manager	
Mary Hatcher	2102 Cedar Springs, Rd., Suite 1540 Dallas, Tx 75201	Manager	
Wade N. Barker MD	3509 Euclid Ave Dallas, TX 75205	Manager	

29. Within 1 year before the filing of this case, did the debtor have officers, directors, managing members, general partners, members in control of the debtor, or shareholders in control of the debtor who no longer hold these positions?

☐ No

☒ Yes. Identify below.

Name	Address	Position and nature of any interest	Period during which position or interest was held
Nicholas A. Summerville	6623 Stefani Dallas, Tx 75225	Manager	From <u>4/2012</u> To <u>5/2015</u>
Derrick N. Evers	2201 Bella Lago Dr. Flower Mound, Tx 75022	Manager	From <u>4/2012</u> To <u>5/2015</u>

30. **Payments, distributions, or withdrawals credited or given to insiders**

Within 1 year before filing this case, did the debtor provide an insider with value in any form, including salary, other compensation, draws, bonuses, loans, credits on loans, stock redemptions, and options exercised?

- ☒ No
☐ Yes. Identify below.

31. **Within 6 years before filing this case, has the debtor been a member of any consolidated group for tax purposes?**

- ☒ No
☐ Yes. Identify below.

32. **Within 6 years before filing this case, has the debtor as an employer been responsible for contributing to a pension fund?**

- ☒ No
☐ Yes. Identify below.

Part 14: Signature and Declaration

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

I have examined the information in this *Statement of Financial Affairs* and any attachments and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 01/25/2016

MM/DD/YYYY

X


Signature of individual signing on behalf of the debtor

Printed name Mary Hatcher, Manager

Position or relationship to debtor NRG Austin Dev. LLC, Its General Partn

Are additional pages to *Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy* (Official Form 207) attached?

- ☐ No
☒ Yes

EXHIBIT 26d

FPMC Austin Realty Partners LP

MedEquities Realty Trust
One American Center
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